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MEMORANDUM FOR: Deputy Director for Support

SUBJECT : Alternative Sites for RTRO Processing Center  
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1. This memorandum is for information only. [REDACTED] plus plausible locations within 30 miles of Langley, were taken under consideration. Because of its present availability to the Agency, [REDACTED] was also examined as a possible location for the Processing Center (RTRO/PC) or the RTRO/PC plus NPIC.

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2. Assumptions:

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The Processing Center will require from [REDACTED] people to operate.

The operation will be a 24 hours per day, 7 days a week schedule to meet operational requirements.

On a work-shift basis, personnel would work in shifts as follows:

- a. 0800 - 1600 hours - [REDACTED]
- b. 1600 - 2400 hours - [REDACTED]
- c. 2400 - 0800 hours - [REDACTED]

STATINTL

Construction requirements will include:

- a. In machine areas, floor loading @250#/sq. ft.
- b. In machine areas, HVAC of highest order (i.e., "clean" room)
- c. In machine areas, possible shielded enclosures, unless underground construction is feasible.
- d. Large amounts of electric power and "back-up" capability.
- e. The entire facility, because of the sensitivity of the work, will need special security (i.e., secure area or "vault" construction) as well as security alarm systems, monitoring systems, access control and processing control systems, and communications systems.
- f. Unusual fire protection systems will be required.

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SUBJECT: Alternative Sites for NERO Processing Center

A structure to accommodate the Processing Center will require from 150,000 to 250,000 sq. ft.

In addition to working space, personnel will need:

- a. Transportation to and from work - Private  
Public  
Agency Controlled  
Transportation
- b. Car parking space - Private transport
- c. Eating facilities - Cafeteria or restaurants  
Snack bars  
Machine concessions
- d. Housing, if a remote location

### 3. Discussion:

All types of feasible sites were considered: Agency occupied space, GSA controlled buildings and sites, military bases, and privately owned land. The possibilities of "trade off" of Agency occupied space were examined. Selected sites with existing buildings were reviewed in weighing the possibilities of renovation or major reconforming of such structures. New construction on Government land was contemplated along with the necessary requirements for services and utilities. The possible use of developed land such as on a military base, with the numerous related advantages in security, road development, utilities, etc., was also pursued. Leased construction by a commercial concern on private land or on Government land was considered.

The political problems inherent in the refurbishing of an old building or construction of new facilities were included in our thoughts on the matter. The building of one or two comparatively large structures some distance from Washington would undoubtedly be more palatable to Congress. If constructed on a

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Cover is a point of primary concern and must be an integral part of the decision making process in:

- a. locating a site
- b. acquiring the funds
- c. carrying out the construction

Present thinking closely relates the RTRO/PC and NPIC. Direct affiliation with the latter would almost dictate cover considerations.

Any trade off possibilities must be considered most carefully because of their expense and the disruption caused by any system of checkerboard moves which such plans entail. It is interesting to note, for example, that our assumptions would call for 150,000 to 250,000 sq. ft. for the RTRO/PC which would mean the equivalent of moving all remaining DDS activities or DDI activities out of Headquarters, if we were to make room for the Processing Center there. To move NPIC to the Headquarters Building, with RTRO/PC going into a newly constructed adjacent building, would require a trade off of all Headquarters occupied space of the DDP, DDS&T plus DDI, or DDS&T plus DDS. Total assignable space presently used [REDACTED] is 337,260 sq. ft.. The three 2430 E Street Buildings which are completely occupied by the Agency might be used in some trade off system, but the total of all office space plus other space there is 60,457 sq. ft. These buildings house [REDACTED] people. Although the office space might be sufficient for handling the [REDACTED] people in RTRO/PC, there would be insufficient space for the necessary hardware [REDACTED] relocated to a spot [REDACTED]

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Displacement of present operations from Headquarters, 2430 E Street, [REDACTED] in order to make way for RTRO/PC and or NPIC, would require acquisition of a sizeable amount of rental space and in the latter two cases would call for additional expensive special construction.

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In certain locations [REDACTED] the present Headquarters site, and or BPR property there would be a delicate public relations situation. The insertion of a large facility [REDACTED] would call for extensive congressional, local Government and property owner preparation and conditioning.

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The Agency is faced, at the moment, with a government-wide standdown on construction. If the RTRO Project receives the blessing of the President and the Bureau of the Budget, presumably this restriction could be overcome. However, the Agency would undoubtedly have to adhere to the Public Buildings Act of 1959 (PL 86-249) which places the responsibility for all "general purpose office, storage, and related space" with the Public Buildings Administration. This Act permits the Administrator to grant exceptions in cases of unique special purpose space, and the course of requesting a waiver from the President is always open (but not suggested). According to the Act any new construction over \$100,000 or refurbishing over \$200,000 would have to have the approval of the Senate and House Committees on Public Works.

25X1C4a However, the NPIC construction, as an example, was paid for out of the Agency's FY 61 and FY 62 Contingency Reserve; in addition, [REDACTED] This entire refurbishment was expedited by a letter from the White House signed by McGeorge Bundy and the cooperative support from Robert Macy, Bureau of the Budget. It is considered that only with approval of the RTRO Project from the highest authority, the application of special funding arrangements, and the granting of an exception from PL 86-249 can the necessary facilities be completed in time to meet the operational requirements of the 25X1A [REDACTED] program. The cost-plus-fixed-fee approach was agreed to by GSA, and it selected the contractor [REDACTED] this approach was used because there was insufficient time to meet the deadline on a lump sum completion basis involving the bid system.

25X1X3 In the case of an installation like the Red Stone Arsenal, an established experimentation center, developmental facility, and testing site, construction there would be considered as a testing facility almost without question. However, the construction of a so-called "test facility" by an Agency such as this, in what, by some, might be considered to be an intention to bypass or evade controls and statutes, would require the most detailed justification describing its use in testing and experimentation. This would appear to be a dangerous course to follow, especially since PL 86-249 permits the forthright granting of an exception from the Act for special purpose construction. The Agency should anticipate maximum coordination with PBA and assistance from GSA.

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4. Conclusions:

No existing structure in the areas considered could house the RTRO/PC without major overhaul and extensive construction of a very precise nature. Therefore, a large construction effort must be anticipated.

Although subsurface construction may be more expensive, it would probably enhance security of the operation. Therefore, such construction was concluded to be an advantage.

Implementation and security problems in communication between a processing center and an analytical center make it preferable to plan for the close proximity of the two activities. (NSA is now struggling with this very problem because of a move of part of their operation to the [REDACTED] 25X1A

Any "trade off" arrangement would be exorbitant. It would compound the problems of intra-Agency coordination and management and would further disperse Agency components rather than abet the present Agency policy of consolidation (the BPS mission).

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